

Rental conditions

Tenant declares to be familiar with the fact:

- That the use of electrical appliances at 220 volts with an output of more than 1000 watts is not allowed due to the limited capacity of the available energy system.
- The whole house is non-smoking area. Smokers should smoke outside, use an ashtray for the ash and the butts. Empty the ashtray before departure. Please, beware of fire danger.

Legal responsibility of the lessor.

Article 1

Landlord can not be held responsible for any disruption, modification or foreclosure of the customer's stay if this is the result of unforeseen or insurmountable events beyond his will. lessor can not be held responsible held for inconveniences caused by the work of third parties, such as municipality, province, etc. Nor can landlord be held responsible for interruption of gas, water or electricity. lessor rejects any responsibility for loss, theft or damage to baggage, personal belongings or vehicle, for example costs resulting from not reaching the holiday home in time as a result of delay. The landlord is not liable for damage that the tenant and / or are co-residents or their property as a result of his stay in the homes. With complaints is the maximum liability of the landlord the received rent, excluding the other costs.

Article 2. Reservations and price.

A reservation is valid from the moment that the lessor has the required down payment receive.

The payment of this implies that the tenant has taken note and agrees with the here mentioned general rental conditions and the full description of the property, which he has rented.

The landlord's prices are calculated is in EUROS and are per house per week or other period, if so stated on the invoice. VAT is not applicable here. Costs of meals, drinks, etc. are never included in the price. Additional costs, such as final cleaning, consumption costs, etc. are listed in the house description and are never included the price included unless otherwise stated.

Article 3. Payment of the rent.

30% of the rent must be paid for each reservation. This deposit must be received by the landlord within 7 days after the booking date.

The remainder must be received no later than 2 weeks before the start of the stay in the cottage. If this has not taken place, the tenant will receive an email with the request to pay the remainder within 24 hours via paypal (credit card).

If this does not happen, this will be seen as a cancellation of the house by the tenant and the cancellation conditions of article 4 apply. Lessor then has at the same time the right to offer the holiday home again for rent.

If the reservation takes place less than 2 weeks before the start of the rental period, then payment of the full rental price must be made by return.

Article 4. Cancellation by the tenant.

Any cancellation must be reported to the lessor by e-mail.

Lessor will charge the following amounts, depending on the date of cancellation by the tenant:

- Cancellation more than 2 months before the start of the rental period: 50% of the paid advance amount.
- Cancellation between the 60th and the 14th day before the start of the rental period: 100% of the paid advance amount.
- Cancellation less than 14 days before the start of the rental period: 100% of the rent.

If the tenant does not use the cottage or leave before the end of the rental period, no refund will take place.

Article 5. Cancellation by the landlord.

If the landlord has to cancel a lease agreement due to unforeseen circumstances, the tenant will be immediately informed of this and refund of deposits are made.

If the cancellation of the rental agreement is not the result of majeure force, then landlord additionally an additional amount of 10%, on the one already paid by the tenant amount, which is the usual compensation for damage and inconvenience.

Article 6. Complaints and disputes.

No complaint will be considered, if not within 48 hours after it taking possession of the cottage is reported by a text message and is followed by an email. The same rule applies if during the stay in the cottage something serious occurs.

If the tenant refuses to take possession of the cottage, because the state of the house does not correspond with what he can reasonably to expect, then he serves contact the landlord immediately. If it is not possible to come to an agreement, he must file the complaint with a competent person, one bailiff or a note to have this verified in order to obtain an objective opinion. The current contract has been drawn up and must be interpreted in accordance with Belgian law. All disputes that could arise from this contract fall under the exclusive jurisdiction of the Belgian district court.

Article 7. Description.

All loose-leaf information or information on the Internet site of the lessor regarding the cottage, the layout, the furniture or the relevant facilities is provided in good faith , based on information from the owner or established as a result of on-site inspections by the landlord. If a change takes place between the moment of reservation and the start of the rental period, the landlord will inform the tenant about this, but the landlord can not be held responsible for this. .If, in spite of everything, the information concerning the holiday home, the layout, the furniture, the maximum number of occupants or the relevant facilities proves to be incorrect, the tenant must immediately inform the lessor of this, so that he can restore one All information on tourism and sports activities is provided by third parties and falls outside the responsibility of the landlord.

Article 8. Arrival and departure.

The arrival in the cottage takes normally place between 5 and 7 pm, unless otherwise agreed. It is recommended to send a text message a few hours before arrival to the person who arranges the reception in order to arrange a precise time and to send a text message again if the appointment has to be changed due to unforeseen circumstances. If this procedure is not followed, the hirer can not be held responsible

for not being able to take possession of the dwelling at the moment that the tenant arrives on the spot. The holiday home must be vacated by 10 am on the day of departure.

Article 9 Maximum number of occupants.

In the cottage the maximum number of persons may not be exceeded, unless permission has been granted by the landlord. If this number is exceeded, the person who arranges the reception may deny access to the cottage to these additional persons.

Article 10 Pets.

In the it is not allowed to bring a pet.

Article 11. Deposit.

The deposit is 100 EUROS, and will be deducted when booking in the total rental price. In accordance with French law, this deposit will be made within 2 weeks after the leaving the home returned or refunded, with deduction of costs for the restoration of damage to the home that has been identified afterwards.

Article 12. Additional costs.

The tourist tax is at the expense of the landlord and is therefore included in the lease sum.

Article 13. Cleaning.

The house must be clean and tidy to be found. If this is not the case, then this must immediately be reported to the person who controls the reception, so that they can restore one and the other.

Article 14. Tap water.

All the water in the cottage comes from a source, is perfectly drinkable after cooking. The spring water is only intended for domestic and sanitary use. Do not fill a swimming pool with spring water. Use water sparingly and ensure that no water continues to run unnecessarily (WC).

Article 15. Waste.

The proper sorting of waste is mandatory. When leaving the holiday home, no waste can be left behind

Bring your own bath linen